

**PRELIMINARY AGENDA  
PLANNING AND ZONING COMMISSION MEETING  
222 St. Louis Street, Room 348  
November 15, 2021  
5:00 P.M.**

**ROLL CALL**

**APPROVAL OF THE MINUTES**

**1. October 18, 2021**

**COMPREHENSIVE PLAN UPDATE**

**RULES FOR CONDUCTING PUBLIC HEARINGS**

Any interested member of the public who wishes to comment on any item on the agenda may comment in person at City Hall, 222 St. Louis Street, Baton Rouge, LA 70802, 3rd-floor, Room 348 during the meeting. All persons entering the building must wear a mask. In an effort to social distance, capacity will be limited and overflow will be directed to the 8<sup>th</sup> Floor. All comments will be broadcast on [www.brla.gov](http://www.brla.gov), on Metro 21 (Cox Channel 21 and AT&T Channel 99), and on the City of Baton Rouge/Parish of East Baton Rouge Facebook page (via Facebook Live). Comments submitted prior to 3:00pm of the meeting date, will be compiled by position (for/against) and the total number will be announced before the item's public hearing. Any interested person who does not wish to comment in person may use the form found here: <https://www.brla.gov/pc>

Applicant and applicant representatives for the proposal will speak first for a period not to exceed 15 minutes. Those members of the public desiring to speak on a particular item should refer to a meeting agenda and fill out a request to speak form. Once the item is announced, each person's name who has filled out a form will be called on to speak. Proponents will speak, then the opponents. Each speaker will not be allowed more than three minutes. The speakers are requested to limit their remarks and to avoid duplication in their presentations. Applicant will be allowed a total period of five minutes for rebuttal.

**CONSENT AGENDA**

**CONSENT - ITEMS FOR WITHDRAWAL**

None

**CONSENT - ITEMS FOR DEFERRAL**

None

**CONSENT - ITEMS FOR APPROVAL**

None

**REGULAR AGENDA: ITEMS REQUIRE COUNCIL APPROVAL**

2.    **TA-4-21**       **Garage Setbacks**
  
3.    **Case 83-21**   **18212 East Petroleum Drive** To rezone from Light Industrial (M1) to Heavy Commercial Two (HC2) on property located on the west side of East Petroleum Drive, south of Highland Road, on a portion of Lot 4 of Highland Business Park Subdivision, 2<sup>nd</sup> Filing. Section 54, T8S, R2E, GLD, EBRP, LA (Council District 9-Hudson) [Application](#)
  
4.    **Case 84-21**   **2791 O’Neal Lane** To rezone from Rural to Town House (A2.5) on property located on the east side of O’Neal Lane, north of South Harrell’s Ferry Road, on Tract A-1 of the E.M Hernandez Tract. Section 46, T7S, R2E, GLD, EBRP, LA (Council District 9-Hudson) **Related to S-14-21** [Application](#)
  
5.    **S-14-21**       **High Cross Townhome Subdivision** Proposed townhome subdivision with private streets located on the east side of O’Neal Lane, north of South Harrell’s Ferry Road, on Tract A-1 of the E.M Hernandez Tract (Council District 9-Hudson) **Related to Case 84-21** [Application](#)
  
6.    **Case 85-21**   **11331 and 11365 Rieger Road** To rezone from Light Industrial (M1) to Heavy Commercial Two (HC2) on property located on the north side of Rieger Road, west of Exchequer Drive, on Tract Y-1-C-1-C-2-A and Lot Y-3 of the Annie G. Pecue Tract. Section 48, T8S, R2E, GLD, EBRP, LA (Council District 11-Adams) [Application](#)
  
7.    **PUD-5-04**    **Pelican Lakes, Concept Plan Revision 8** Revise uses to increase medium density residential units and decrease open space on property located on the south side of Burbank Drive, north of Innovation Park Drive, on Tracts A-1-A-1, B-1-A-2-A, D-1, C-1-A-1 of the T.P. Stuckey Tract Property, Lots 1A-6A and 7-74 of the Stonelake Village Subdivision, and Lots 1-132, 133A-141A, 142-169, 170-310 of the Pelican Lakes Subdivision. Sections 75 and 76, T8S, R1E, GLD, EBRP, LA (Council District 3-Gaudet) [Application](#)
  
8.    **TND-1-07**    **Rouzan, Concept Plan Revision 16 (Deferred from August 16 by the Planning Director from September 20 by Councilmember Racca, and from October 18 by the Parish Attorney’s Office)** Revise to add six low density residential lots, on property located south of Perkins Road, east of Glasgow Avenue, on Tract RZ-1 of the Richland Plantation. Section 94, T7S, R1E, GLD, EBRP, LA (Council District 12-Racca) [Application](#)
  
9.    **SNC-4-20**    **East and West Washington Street to East and West Lorri Burgess Avenue** Proposed street name change for Washington Street, located both to the east and west of Interstate 10, west of the intersection of Darlymple Drive, east of Corporation Canal (Council District 10-Coleman) [Application](#)

**REGULAR AGENDA: ITEMS REQUIRE PLANNING APPROVAL ONLY**

10.    **PUD-2-00      University Grove, Burbank University, Final Development Plan** Proposed medium density semi-detached residential development on property located on the north side of Nicholson Drive, east of Ben Hur Road, on Tracts C-2-A-3-A of the Nelson Tract. Section 1, T8S, R1W, GLD, EBRP, LA (Council District 3-Gaudet) [Application](#)
11.    **PUD-2-00      Starbucks, Burbank University, Final Development Plan** Proposed restaurant with drive-thru on property located on the south side of Burbank Drive, south of Lee Drive, on portion of Tract C-1-A-1-A-3-B of the Nelson Tract. Section 36, T7S, R1W, GLD, EBRP, LA (Council District 3-Gaudet) [Application](#)
12.    **CS-6-21          Kingbridge Subdivision (Flag Lot)** Proposed flag lot subdivision on property located on the south side of Newcastle Avenue, east of South Sherwood Forest Boulevard, on Lot C-2-A of the Kingbridge Subdivision (Council District 8-Amoroso) [Application](#)
13.    **S-9-21            Silverside Cove Subdivision (Deferred from July 19 by Councilmember Racca, from August 16 by Planning Director, from September 20 by the Planning Commission, and from October 18 by the Parish Attorney's Office)** Proposed major subdivision with private streets on property located on the east side of Staring Lane, south of King's Hill Avenue, on Lot B, C, and D of Silverside Plantation (Council District 12 - Racca) [Application](#)
14.    **S-13-21          Baringer Commercial Subdivision (Deferred from October 18 by Councilmember Hudson)** Proposed major commercial subdivision with public streets located on the south side of Airline Highway, east of Baringer Foreman Road, on Tract B-2-C-1-A-1 of the Daniel W. Baringer Property (Council District 9-Hudson) [Application](#)
15.    **SP-16-21          Insite Development** Proposed warehouse on property located south of Airline Highway, east of Highland Road, on Tracts RC-1 to RC-4 of the Rossie Cain Property and portion of Tract E of the Thad Cain Property (Council District 9-Hudson) [Application](#)

**COMMUNICATIONS**

**DIRECTOR'S COMMENTS**

**COMMISSIONERS' COMMENTS**

**ADJOURN**